

# UNOFFICIAL COPY

Doc#. 2310740047 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 04/17/2023 10:24 AM Pg: 1 of 2

Dec ID 20230401693475  
ST/CO Stamp 1-304-319-184 ST Tax \$699.00 CO Tax \$349.50



Chicago Title Insurance Company

**WARRANTY DEED  
ILLINOIS STATUTORY  
TENANTS BY THE ENTIRETY**

THE GRANTOR, ELIN E. THORGREN, a widow of the Village of Oak Park, County of Cook, State of Illinois for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEYS and Warrants to NICOLAS BELL and KATHERINE CLAUSEN BELL, husband and wife, not as joint tenants or tenants in common but as tenants by the entirety, of 1154 S. Highland Avenue, Oak Park, Illinois 60304 of the County of Cook, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

LOT 20 IN BLOCK 9 IN SALINGER AND HUBBARD'S KENILWORTH BOULEVARD ADDITION TO OAK PARK, BEING A SUBDIVISION OF THE EAST 1/2 OF THE NORTHWEST 1/4 OF SECTION 6, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

**SUBJECT TO:** covenants, conditions and restrictions of record, private, public and utility easements and roads and highways, general taxes for the year 2022 and subsequent years hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

TO HAVE AND TO HOLD said premises as husband and wife, not as joint tenants or tenants in common but as tenants by the entirety forever.

Permanent Real Estate Index Number: 16-06-119-005-0000

Address of Real Estate: 1030 North Grove Avenue, Oak Park, Illinois 60302

Dated this 13 day of April, 2023

Elin E. Thorgren  
ELIN E. THORGREN

23CST357627WC

Chicago Title

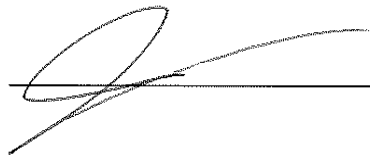
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STATE OF ILLINOIS, COUNTY OF COOK ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT ELIN E. THORGREN, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that she signed, sealed and delivered the said instrument as her free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and official seal, this 13 day of April, 2023



 (Notary Public)

**Prepared By:** Jonathan Groll  
830 North Blvd., Suite A  
Oak Park, Illinois 60301

**Mail To:** Nicole Daniel  
41 S. Prospect St, Ste 205  
Park Ridge, IL 60068

**Name & Address of Taxpayer:**



NICOLAS BELL and KATHERINE CLAUSSEN BELL  
1030 North Grove Avenue  
Oak Park, Illinois 60302

REAL ESTATE TRANSFER TAX		14-Apr-2023
COUNTY:		349.50
ILLINOIS:		699.00
TOTAL:		1,048.50

16-06-119-005-0000 | 20230401693475 | 1-304-319-184

**Real Estate Transfer Tax**

\$5,592.00

8914